

SNAPSHOT of HOME Program Performance--As of 06/30/11
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): **Hudson County Consortium**

State: **NJ**

PJ's Total HOME Allocation Received: **\$68,439,481**

PJ's Size Grouping*: **A**

PJ Since (FY): **1992**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	A	Overall
Program Progress:				PJs in State:	27		
% of Funds Committed	88.35 %	91.16 %	21	92.63 %	17	18	
% of Funds Disbursed	84.97 %	85.22 %	17	86.67 %	32	34	
Leveraging Ratio for Rental Activities	3.28	5.18	20	5.03	32	36	
% of Completed Rental Disbursements to All Rental Commitments***	80.08 %	85.16 %	21	88.14 %	14	13	
% of Completed CHDO Disbursements to All CHDO Reservations***	79.80 %	72.40 %	12	76.19 %	66	54	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	84.33 %	84.39 %	18	81.48 %	64	50	
% of 0-30% AMI Renters to All Renters***	32.38 %	45.34 %	21	45.62 %	20	27	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	99.91 %	96.62 %	10	96.17 %	80	58	
Overall Ranking:			In State:	19 / 27	Nationally:	29	36
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$32,535	\$30,353		\$28,750	1,149 Units	77.40 %	
Homebuyer Unit	\$35,528	\$17,933		\$15,714	108 Units	7.30 %	
Homeowner-Rehab Unit	\$17,896	\$16,007		\$21,140	228 Units	15.40 %	
TBRA Unit	\$0	\$8,234		\$3,230	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (216 PJs)

C = PJ's Annual Allocation is less than \$1 million (287 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Hudson County Consortium NJ

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$101,998	\$70,266	\$19,562
State:*	\$115,750	\$99,135	\$17,757
National:**	\$103,194	\$78,960	\$24,147

CHDO Operating Expenses:
(% of allocation)

PJ: 0.3 %
National Avg: 1.2 %

R.S. Means Cost Index: 1.11

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	26.0	22.2	62.3	0.0	Single/Non-Elderly:	18.6	28.7	11.8	0.0
Black/African American:	8.9	5.6	3.5	0.0	Elderly:	44.5	2.8	43.9	0.0
Asian:	0.5	0.0	0.4	0.0	Related/Single Parent:	23.7	23.1	16.2	0.0
American Indian/Alaska Native:	0.1	0.9	0.0	0.0	Related/Two Parent:	10.9	34.3	19.7	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0	Other:	2.3	11.1	6.1	0.0
American Indian/Alaska Native and White:	1.1	0.0	0.0	0.0					
Asian and White:	0.0	0.0	0.0	0.0					
Black/African American and White:	0.0	0.0	0.0	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	0.0	0.0	0.4	0.0					
Asian/Pacific Islander:	1.5	0.0	0.4	0.0					
ETHNICITY:									
Hispanic	61.9	71.3	32.9	0.0					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	45.3	25.0	38.2	0.0	Section 8:	26.6	0.9 [#]		
2 Persons:	30.6	21.3	28.5	0.0	HOME TBRA:	0.1			
3 Persons:	14.6	25.0	13.6	0.0	Other:	6.2			
4 Persons:	7.1	16.7	11.0	0.0	No Assistance:	67.2			
5 Persons:	2.3	10.2	7.0	0.0					
6 Persons:	0.2	1.9	1.8	0.0					
7 Persons:	0.0	0.0	0.0	0.0					
8 or more Persons:	0.0	0.0	0.0	0.0	# of Section 504 Compliant Units / Completed Units Since 2001			71	

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Hudson County Consortium

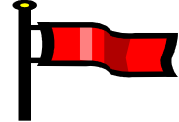
State: NJ

Group Rank: 29
 (Percentile)

State Rank: 19 / 27 PJs

Overall Rank: 36
 (Percentile)

Summary: 1 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 85.50%	80.08	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 60.40%	79.8	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	84.33	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 92.15%	99.91	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.980	2.39	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2006 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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